

SC 5593-5-666

This is to certify that the improvements indicated hereon are located as shown.

William R. Nuttle
#4180

1.192 ACRES±

SHEUBROOKS

Lot
13

CANNON

S 85°48'E

100.45'

310.57'

383.10'

N 48°40'E

23.9'

60.3'

1 STY. DWG.

28.2'

46.4'

257.70'

0.7 miles to
U.S. Rte. 213

S 25°16'W

C.M.

C.M.

GADD

N 82°09'W

5' strip reserved for road widening

JOHN BROWN ROAD

IMPROVEMENTS LOCATION

LOT 14, JOHN BROWN RD. LOTS

5TH DISTRICT, QUEEN ANNES CO., MD.

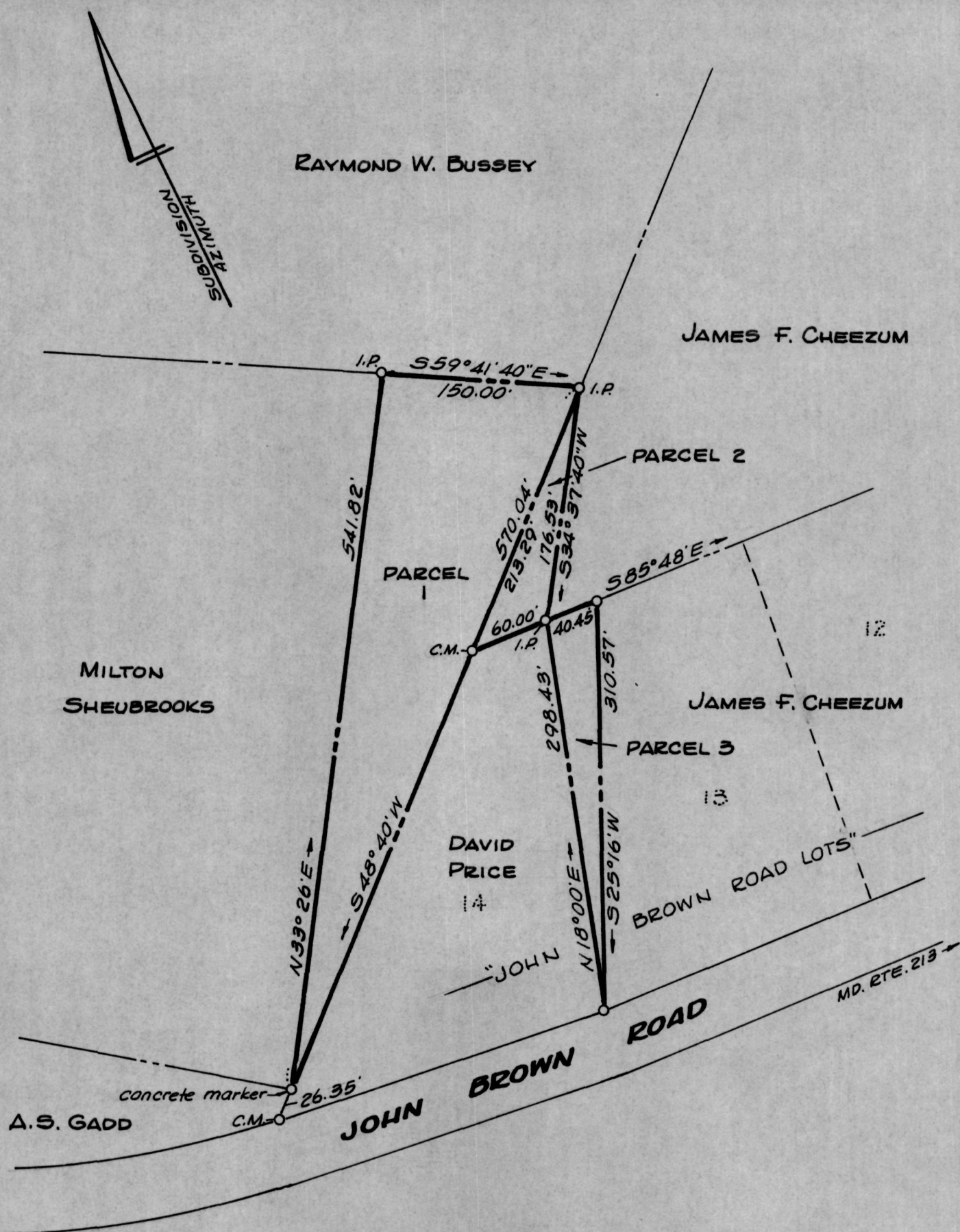
Scale 1"=40'

Oct. 16, 1972.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

C.M. = concrete monument

for David Price



Parcel 1 - 0.932 Acres±
Sheubrooks to Price.
Parcel 2 - 0.105 Acres±
Cheezum to Price.
Parcel 3 - 0.135 Acres±
Price to Cheezum.

PLAT OF A SURVEY OF PARCELS TO BE TRANSFERRED

5TH DISTRICT, QUEEN ANNES CO., MD.

Scale 1"=100' July 1978.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe
C.M. = concrete monument

DESCRIPTIONS OF THREE PARCELS IN THE VICINITY OF JOHN BROWN ROAD, FIFTH DISTRICT, QUEEN ANNES COUNTY, MD.

PARCEL 1

Beginning for the same at a concrete marker on the north side of, but not adjacent to, John Brown Road, said point being the southeast corner of the lands of Milton Sheubrooks and the northeast corner of the lands of A.S. Gadd, and said point being, further, N 48 40 E - 26.35' from a concrete monument marking the southwest corner of Lot 14 of the John Brown Road Lots, now owned by David Price; and running, thence, by and with a new division line between the herein described lands and other lands of Sheubrooks N 33 26 E - 541.82' to an iron pipe and the lands of Raymond W. Bussey; thence, by and with said Bussey lands S 59 41 40 E - 150.00' to an iron pipe and the lands of James F. Cheezum; thence, by and with said Cheezum lands S 48 40 W - 213.29' to a concrete monument at the northwest corner of the lands of David Price; thence, by and with said Price lands S 48 40 W - 356.75' to the place of beginning. Containing in all 0.932 acres of land, more or less.

PARCEL 2

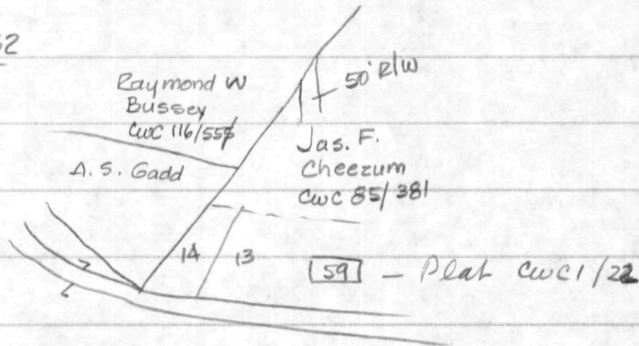
Beginning for the same at a concrete monument at the northwest corner of the lands of David Price (Lot 14 of the John Brown Road Lots) and on the line of the lands of Milton Sheubrooks (Parcel 1 of this description); and running, thence, by and with Parcel 1 N 48 40 E - 213.29' to an iron pipe at the northeast corner of the Sheubrooks lands and the southeast corner of the lands of Raymond W. Bussey; thence, by and with a new division line between the herein described lands and other lands of James F. Cheezum S 34 37 40 W - 176.53' to an iron pipe and the lands of David Price; thence, by and with said Price lands N 85 48 W - 60.00' to the place of beginning. Containing in all 0.105 acres of land, more or less.

PARCEL 3

Beginning for the same at a point on the north side of John Brown Road, said point being the southwest end of the division line between Lots 14 and 13 of the John Brown Road Lots, Lot 14 owned by David Price and Lot 13 owned by James F. Cheezum; and running, thence, by and with a new division line between the herein described lands and other lands of Price N 18 00 E - 298.43' to an iron pipe at the southeast corner of Parcel 2 of this description; thence, by and with other lands of James F. Cheezum S 85 48 E - 40.45' to the northwest corner of the aforementioned Lot 13; thence, by and with the division line between Lots 13 and 14 S 25 16 W - 310.57' to the place of beginning. Containing in all 0.135 acres of land, more or less.

$$\begin{aligned} 570 \times 285 &= 1.864 \\ 110 \times 42 &= 0.053 \\ 310 \times 40 &= 0.142 \end{aligned}$$

MAP 52



Lots 11-13 - James F. Cheezum
14 - David L. Price

Cheezum - CWC 85/381 - 10 acres ± - Reserved section on
subdivision plat



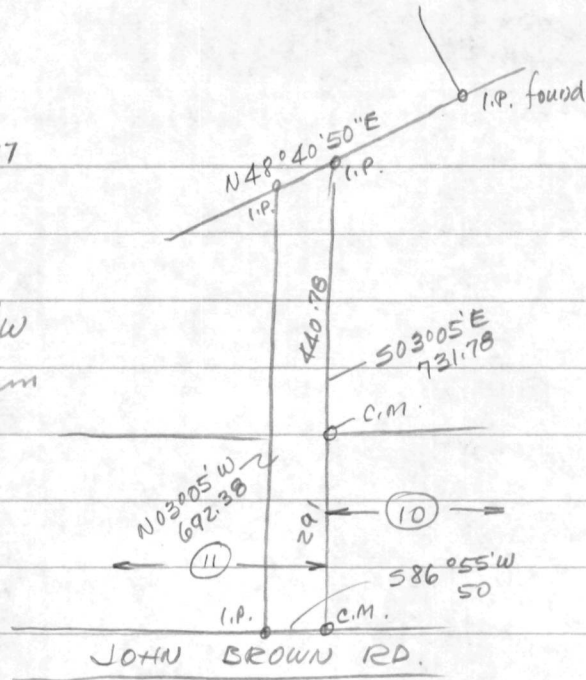
CWC 116/55 - Jump Woodlot by my description
see easement CWC 114/678

Begin cor. Lots 10 & 11 John Brown subdiv.
see next sheet

CWC 114/677

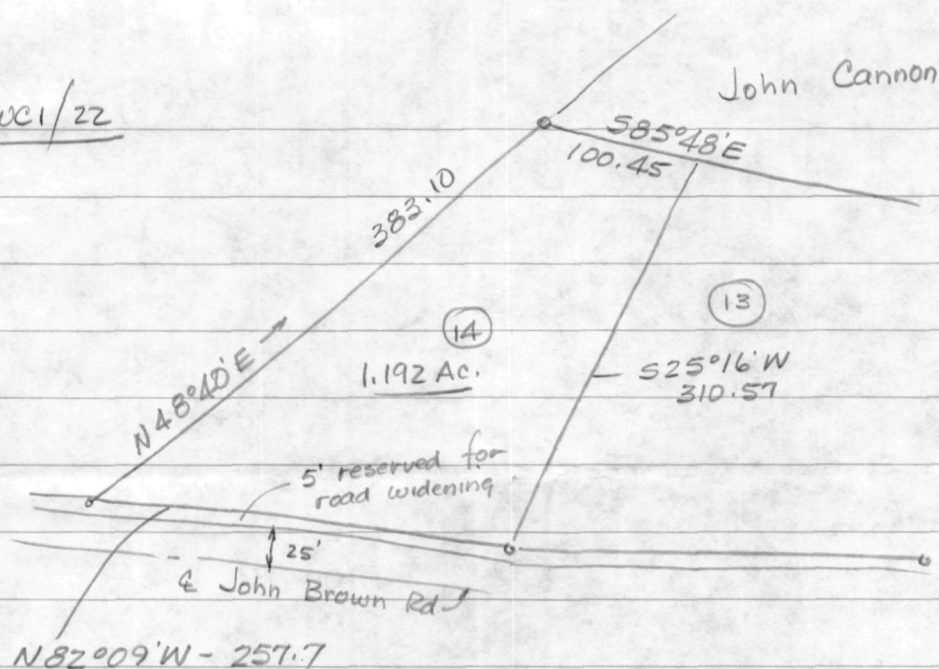
MCC. - 1976

Grant of R/W
over Cheyenne

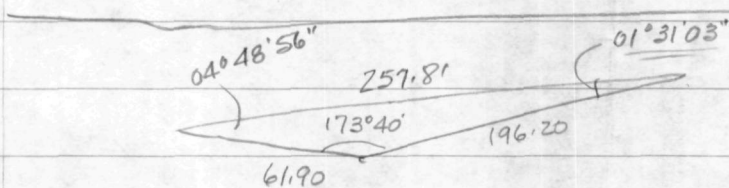


Price

CWC1/22



"John Brown Road Lots"



$$x = 121.67 \sin 11^\circ 20' 45'' = 23.94$$

$$x = 163.05 \sin 16^\circ 32' 05'' = 46.40$$

$$x = 106.64 \sin 25^\circ 41' 08'' = 46.39$$

60 00 45

59 60 45

48 40

11 20 45

81 18 55

82 09

163 27 55

179 59 60

163 27 55

16 32 05

72 03 52

82 09

154 12 52

179 59 60

154 12 52

25 47 08

CARLTON SHEUBROOKS

MILTON SHEUBROOKS

NO.	BEARING	DIST.
1	N 48° 45' 00" E	223.90'
2	S 52° 47' 20" E	1727.75'
3	S 55° 34' 20" W	570.04'
4	N 45° 46' 40" W	1005.54'
5	N 27° 04' 00" W	88.19'
* 6	N 31° 16' 00" W	197.70'
* 7	N 35° 55' 50" W	206.68'
* 8	N 40° 08' 50" W	93.88'
9	N 42° 33' 40" W	42.87'

* Chord of a curve

MAG. NORTH
1969

Note: Right-of-way for John Brown Rd. is 25' from centerline.

A. SYDNEY GADD ESTATE

16.146 Acres ±

FORMERLY HARRY JUMP

J. CANNON

CANNON SUBDIVISION

Concrete marker

JOHN BROWN ROAD

PLAT OF A SURVEY OF THE
SHEUBROOKS WOODLAND
5TH DISTRICT, QUEEN ANNES CO., MD.
Scale 1"=200 Nov. 1969
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

C.M. = concrete monument
I.P. = iron pipe